



Colliers



Ft. Jackson Blvd ±10,900 VPD



View 360° Aerial

SALE PRICE:

\$650,000

LEASE RATE:

Contact broker for details

Rox Pollard Jr.

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Colliers | South Carolina

1301 Gervais Street, Ste 600
Columbia, SC 29201
+1 803 254 2300

FOR SALE OR LEASE

±5,800-SF Two-Level Flex Building Directly Off Interstate 77

4735 Ft. Jackson Blvd. | Columbia, SC 29209

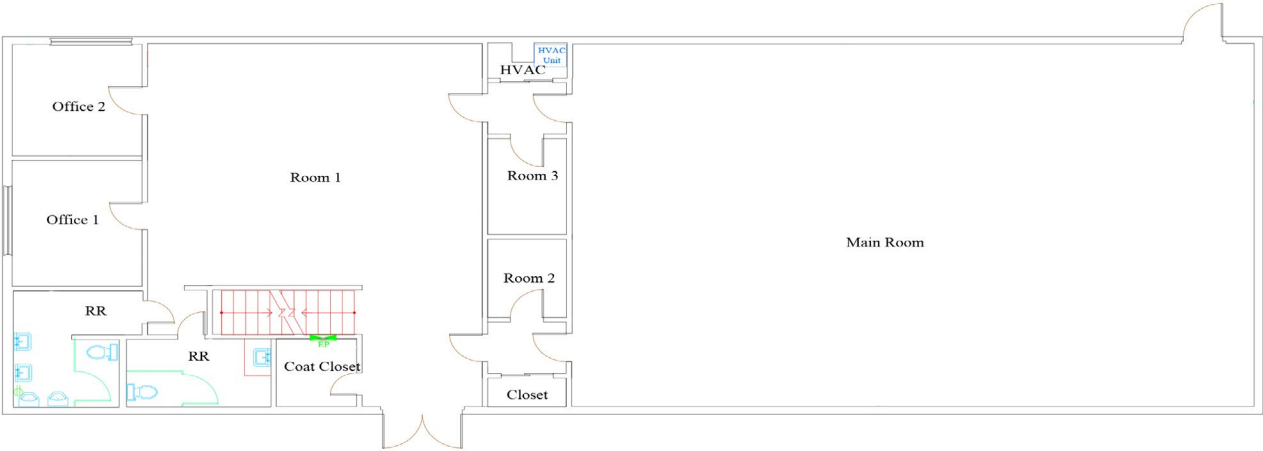
Highlights

- Main floor features a large open floor plan and the basement has multiple offices and storage areas
- Has the capacity to add commercial kitchen, loading dock and fenced-in laydown yard
- Recently used as event/gathering space for local organizations
- Convenient access to Interstate 77 and near retail/restaurants at the Devine Street and Ft. Jackson intersection

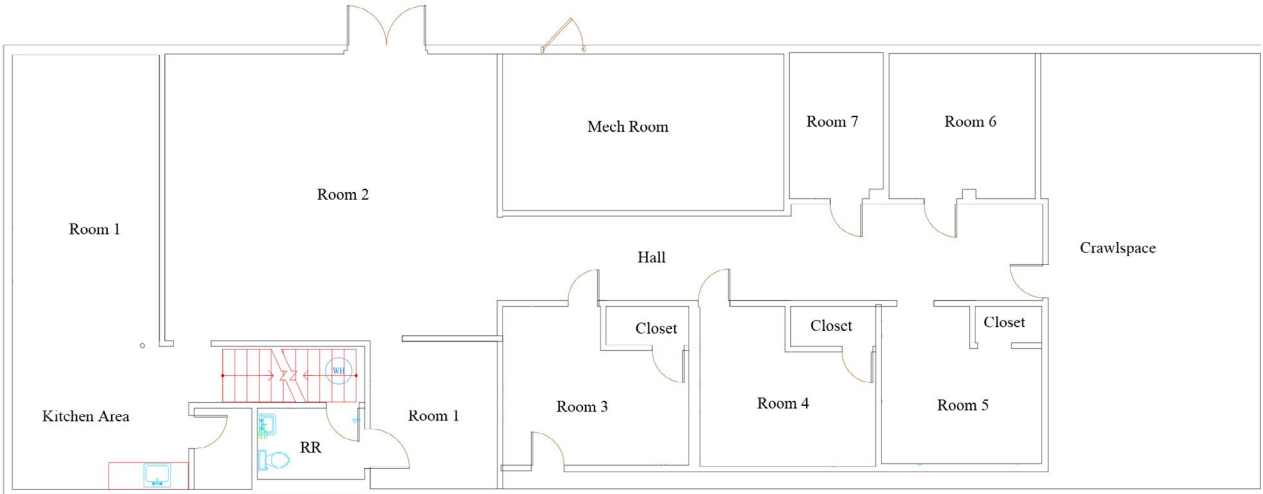
4735 Ft. Jackson Boulevard is conveniently situated off Interstate 77 — exit 10, and near Fort Jackson, Gills Creek and Lake Katherine. It is less than a mile from one of Columbia's vibrant retail areas, which features a variety of shops, restaurants and shopping centers, including Cross Hill Market, Rosewood Crossing and Crossroads Commons.

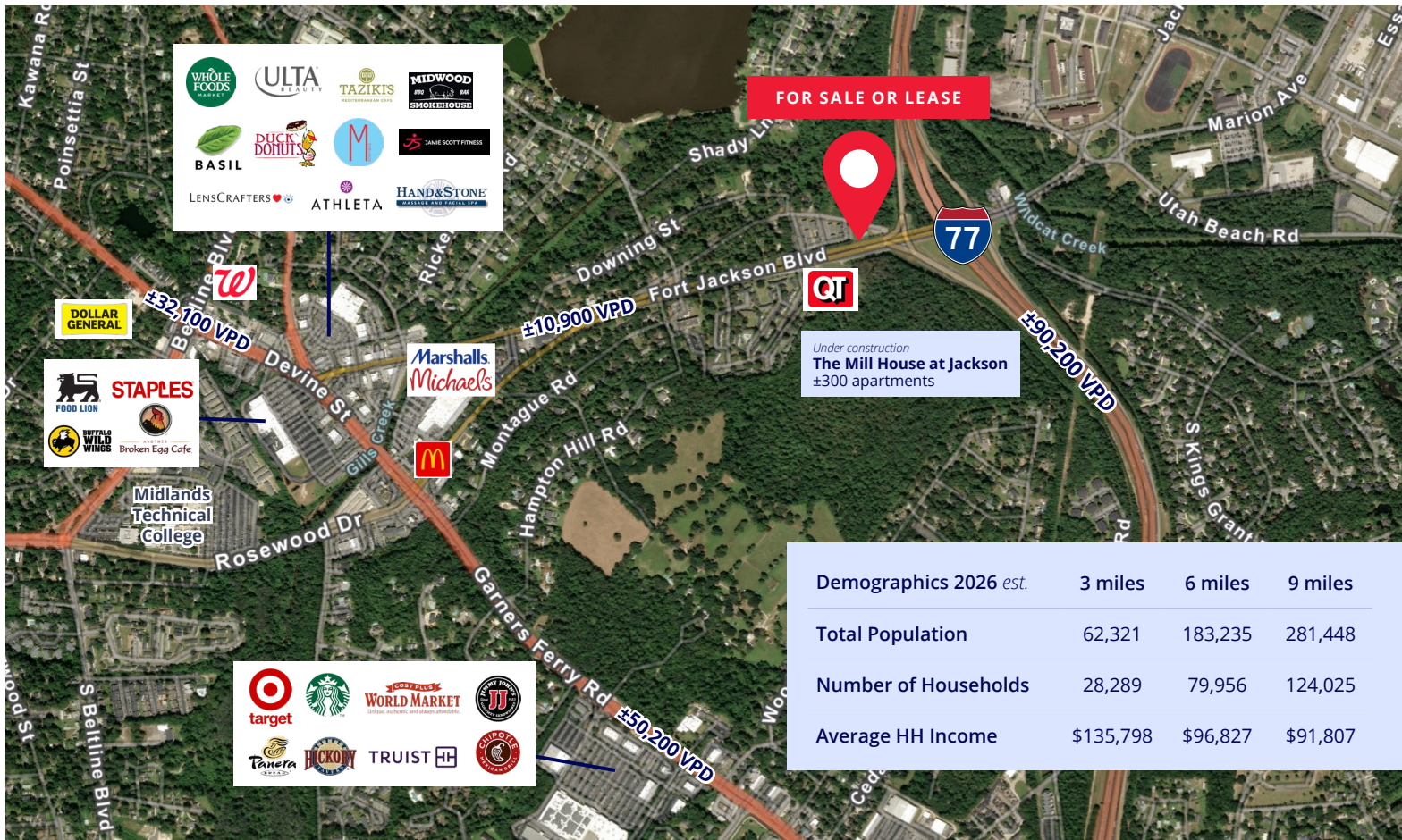
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MAIN FLOOR



BASEMENT





Demographics 2026 <i>est.</i>	3 miles	6 miles	9 miles
Total Population	62,321	183,235	281,448
Number of Households	28,289	79,956	124,025
Average HH Income	\$135,798	\$96,827	\$91,807

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